

Property Location: 78 GLEN HEATHER LN
Vision ID: 6064

Account #6147

MAP ID:94/ 13/ 44/ /

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use:101

Print Date:12/29/2014 08:05

CURRENT OWNER				TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT								1006 AST LONGMEADOW, MA VISION
NIZNIK ANN M 78 GLEN HEATHER LN EAST LONGMEADOW, MA 01028 Additional Owners:				1		TYPCL						Description		Code		Appraised Value		Assessed Value		
												RESIDENTL.		101		157,700		157,700		
												RES LAND		101		98,800		98,800		
												RESIDENTL.		101		13,200		13,200		
SUPPLEMENTAL DATA														Total		269,700		269,700		
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_395072_2841721						Received Prior ID Owner Occ Y Final Area 1807 Current Ac. .57433 ASSOC PID#														

RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)											
NIZNIK ANN M NIZNIK JOSEPH E				07746/ 0202 04966/ 0019		07/03/1991 07/15/1980		U	I	1 0		A	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value	
													2014	B	163,200		2013	B	154,400		2012	B	162,500	
													2014	L	101,900		2013	L	103,800		2012	L	98,200	
													2014	O	14,500		2013	O	14,600		2012	O	14,800	
													Total:		279,600		Total:		272,800		Total:		275,500	

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) 157,700 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 13,200 Appraised Land Value (Bldg) 98,800 Special Land Value 0 Total Appraised Parcel Value 269,700 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 269,700												
Year	Type	Description		Amount	Code	Description												Number	Amount	Comm. Int.
Total:																				
ASSESSING NEIGHBORHOOD																				
NBHD/ SUB		NBHD Name			Street Index Name			Tracing			Batch									
0001/A								101			MG									
NOTES																				

BUILDING PERMIT RECORD										VISIT/ CHANGE HISTORY												
Permit ID		Issue Date		Type	Description		Amount		Insp. Date	% Comp.	Date Comp.		Comments		Date		Type	IS	ID	Cd.	Purpose/Result	
105		05/01/1989		MN	Manual Note		13,000			0			POOL		06/16/2005				274	14	INSPECTED	
297		01/01/1985		MN	Manual Note		0			0			SHED		06/14/2005				274	2	MEASURED	
															01/10/2000				247	14	INSPECTED	
															11/23/1999				247	2	MEASURED	
															06/30/1992				200	1	LEFT NOTICE	

LAND LINE VALUATION SECTION																										
B #	Use Code	Use Description	Zone	D	Front	Depth	Units	SF	Unit Price	I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing				S Adj Fact	Adj. Unit Price	Land Value			
																	Spec Use		Spec Calc							
1	101	ONE FAM	RA				25,018		3.32	1.1900	7	1.0000	1.00	MG	1.00					1.00	3.95	98,800				
Total Card Land Units:								0.57	AC	Parcel Total Land Area:								0.57	AC	Total Land Value:						98,800

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft	774		
Stories	2.00		2 Story	Int vs Ext	S		
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2	8		BRICK VENR	101	ONE FAM		100
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:			80.50
Interior Floor 2							
Heat Fuel	2		GAS				
Heat Type	3		FORCED H/W	Replace Cost			199,649
AC Type	01		NONE	AYB			1976
Bedrooms	4			EYB			1993
Full Baths	1			Dep Code			GD
Half Baths	1			Remodel Rating			
Extra Fixtures	0			Year Remodeled			
Total Rooms	8			Dep %			21
Bath Style	A		AVERAGE	Functional Obslnc			
Kitchen Style	A		AVERAGE	External Obslnc			
Kitchens	1			Cost Trend Factor			1
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12			Overall % Cond			79
Bsmt Garage				Apprais Val			157,700
Units	1			Dep % Ovr			0
WS Flues				Dep Ovr Comment			
FBM Quality	1			Misc Imp Ovr			0
Fireplaces	1			Misc Imp Ovr Comment			
				Cost to Cure Ovr			0
				Cost to Cure Ovr Comment			

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	1,032		16.07	16,584	
CNP	CANOPY	0	88		3.66	322	
EFP	ENCL PORCH	0	288		24.04	6,923	
FFL	1ST FLOOR	1,032	1,032		80.50	83,080	
GAR	GARAGE	0	440		32.20	14,169	
OFP	OPEN PORCH	0	64		7.55	483	
SFL	2ND FLOOR	775	775		80.50	62,390	
STG	STORAGE	0	240		32.20	7,728	
WDK	WOOD DECK	0	704		11.32	7,970	
Ttl. Gross Liv/Lease Area:		1,807	4,663	2,480		199,649	

